



*Devil's Gut Cypress/Tupelo Swamp, USFWS*

The U.S. Fish and Wildlife Service is proposing to expand the acquisition boundary of Roanoke River National Wildlife Refuge from 33,000 acres to a larger Conservation Partnership Area with a limit of 50,000 acres in fee title ownership and 100,000 acres in conservation easements. Within the proposed Conservation Partnership Area, we would work with willing landowners to acquire property, and we would also explore other options that would allow interested and willing landowners to support conservation while retaining ownership of their land.

*The Service only works with willing landowners and no one is under any obligation to sell their land or otherwise participate in the refuge. For landowners within the Conservation Partnership Area who are interested in helping create the refuge, there are options:*

# Growing a National Wildlife Refuge: Options for Private Landowners

<i>Participation is purely voluntary.</i>	<b>Rights and responsibilities of the original landowner</b>	<b>Rights and responsibilities of the Fish and Wildlife Service</b>
<b>Fee-title sale</b> The Service purchases the land from a willing seller.	Ownership, with associated rights and responsibilities, transfers to the Service.	As purchaser of the property, the Service inherits rights and responsibilities associated with ownership.
<b>Conservation easement</b> The Service purchases the development rights for a piece of property. Terms of easement agreed to by landowner and Service.	In general, the property owner sells the development rights for the property, while retaining other rights and responsibilities, with specifics agreed upon by the landowner and the Service.	Service acquires the development rights for the property then retires those rights.
<b>Lease</b> The Service leases and manages a piece of land for a defined period of time.	Property owner retains property rights and responsibilities except for those turned over to the Service for a period of time as defined in the lease.	Service acquires certain agreed-upon property rights and responsibilities for a period of time as defined in the lease.
<b>Management agreement</b> The Service enters into an agreement with a landowner specifying land management activities the owner will conduct over a period of time, often with some level of Service support.	Property owners retain all rights and responsibilities related to property ownership. Additional commitments may be included in the management agreement, which the Service and the landowner would willingly enter into.	The Service would have no rights or responsibilities associated with property ownership. Additional commitments may be included in the management agreement, which the Service and the landowner would willingly enter into.
<b>Technical and financial assistance</b> The Service may offer technical and financial assistance to landowners for specific projects to improve fish and wildlife habitat on their property.	Property owners retain all rights and responsibilities related to property ownership.	The Service would have no rights or responsibilities associated with property ownership.

Note: It is Service policy to work only with willing landowners. Landowners are not under any obligation to sell their land, sell their development rights, lease their land, enter into a management agreement, or receive assistance.